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MEET THE SEXIEST MAN IN AMERICA

The Rock claims People's big prize. 9

J.K. Rowling brings back the 'Potter' magic. 10

Sanctuary cities risk losing federal dollars . 6

DON'T WORRY, BE SCRAPPY

The Celtics return to TD Garden tonight in need of a much-needed win. With Al Horford still out, the C's need to get down and dirty. 15

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1. What is being set up at Boston's City Hall next month?

2. Where do the Patriots land in this week's NFL Power Rankings?

3. In what unusual place did Harry Potter author J.K. Rowling once write an entire chapter?

3 things you need to know

REPUBLICAN BEN CARSON OPTS AGAINST JOB IN TRUMP CABINET

1 Retired neurosurgeon Ben Carson, a former 2016 Republican presidential candidate who is an adviser to President-elect Donald Trump, has opted against accepting a Cabinet position in the Trump administration, his spokesman said on Tuesday. Carson, a popular writer and speaker in conservative circles, has been a close adviser to Trump and is a vice chairman of Trump's transition team. He has been mentioned as a possible secretary of health and human services or education. Carson's business manager, Armstrong Williams, said Carson has made clear he has no experience in running a federal bureaucracy. "Dr. Carson doesn't feel like that's the best way for him to serve the president-elect," Williams told Reuters. REUTERS

SIX UTAH HIGH SCHOOL STUDENTS STABBED, INCLUDING TEEN SUSPECT

2 Five students were stabbed inside a Utah high school boys' locker room on Tuesday before the 16-year-old male suspect turned the weapon on himself, school officials said. The incident at Mountain View High School in Orem, Utah, occurred just before 8 a.m. MT, and prompted a brief lockdown of the school, the Alpine School District said in a statement. The stabbing suspect was apprehended by a school resource officer before he and the victims were transported to local hospitals, the school district said. Their injuries range from minor to critical, it added. Police did not release additional details about the circumstances surrounding the attack or what might have motivated it. Students were released to their parents later in the morning, police said. REUTERS

TWITTER TO UPGRADE SOME FEATURES TO THWART CYBERBULLYING

3 Twitter, facing pressure for not doing enough to curb abusive behavior on its platform, said on Tuesday it would upgrade some features to better combat cyberbullying. The company said it would expand the "mute" option to allow users to block tweets based on keywords, phrases and the content of conversations from a user's notifications. The "mute" option currently allows users to block tweets from accounts. The change will be rolled out to all users in the coming days, Twitter said in a blog post. Twitter, which has struggled to strike a balance between free expression and blocking violent and hateful speech, has come under increasing criticism following complaints from users that they have been the target of abuse. REUTERS

More than 300 new Americans, refugees, legislators and others were at the State House for the MIRA event. KRISTIN TOUSSAINT / METRO

Mass. legislators say they stand with immigrants, refugees

The Massachusetts Immigrant and Refugee Advocacy Coalition hosted a luncheon with a unity theme.

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More than 300 new Americans, refugees, legislators and allies came together at the Massachusetts State House on Tuesday to show that they are standing strong against threats made by President-elect Donald Trump about deporting immigrants and banning refugees.

The occasion was "Our Shared Table," the annual Thanksgiving luncheon hosted by the Massachusetts Immigrant and Refugee Advocacy Coalition (MIRA). The luncheon welcomes immigrants and refugees to break bread with legislators who have fought for them for the past 12 years.

MIRA is the largest immigrant and refugee organization in New England and helps integrate and protect the rights of the commonwealth's one million foreign-born residents.

"My message here today is very simple. I stand with immigrants and immigrant communities and my office does, too," Attorney General Maura Healey said to a roar of applause.

Healey announced on Monday a new hotline that Bay Staters can call if they experience bias-motivated threats, violence or harassment. Speaking in front of immigrants and refugees, Healey called on everyone to take out their phone and save the hotline number: 1-800-994-3228.

"I know this is a time of a lot of unease and a lot of sadness, when we look around and we take in what is happening across this country and even here in our state," Healey said. "But folks, from my perspective, now is the time to do what we do best: to show love toward one another, to show compassion for one another and you better believe it, to show a whole lot of conviction that nothing and no one is going to take back our rights."

The theme for this year's Thanksgiving lunch was about standing together in unity, "with all new Americans who make our commonwealth stronger," said MIRA Executive Director Eva Millona. She spoke of MIRA's successes over the past year, which include helping more than 20,000 people become citizens and conducting a voter initiative to ensure that new Americans and first-time voters were part of the process.

> *"My message here today is very simple. I stand with immigrants and immigrant communities and my office does, too."*
> Attorney General Maura Healey

Rep. Jeffrey Sanchez, D-Jamaica Plain, highlighted immigrant contributions to the commonwealth, noting that 8 percent of Fortune 500 businesses in Massachusetts were founded by immigrants and how more than 8,000 noncitizens enlist in the U.S. armed forces every year.

One of those success stories is Emmanuel Franjul, a partner at Frontier Capital Management who came to the U.S. from the Dominican Republic as a 15-year-old boy. Franjul reminded the crowd why Thanksgiving is celebrated, speaking about the pilgrims who "risked their lives" crossing an ocean so they could worship a god of their choosing and how they struggled in the harsh conditions until Native Americans aided them.

"Twenty years ago, my mother, brother and I set foot in this country. We didn't speak the language, we didn't have place to stay and we didn't know where our next meal would come from. Much like the pilgrims, we really relied on the generosity of those that were already here before us," Franjul said.

As everyone celebrated, however, Millona noted that "we also grapple with the reality of a Donald Trump presidency and what it could mean for immigrant communities."

State Sen. Jamie Eldridge, a Democrat from Acton, said that he will refile the Massachusetts Trust Act of January, a bill that he said "will clarify that it is not the responsibility of the Massachusetts law enforcement agencies, state police and local police to enforce federal immigration law and [will] direct Massachusetts law responders not to detain individuals for federal immigration purposes."

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Members of the True Colors: Out Youth Theater. THE THEATER OFFENSIVE

LGBTQ youth theater program honored at White House

Members of the True Colors: Out Youth Theater were at the White House on Tuesday to accept an award from the first lady.

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Members of a Boston-based youth LGBTQ theater were honored Tuesday at the White House with the 2016 National Arts and Humanities Youth Program Award, making history as the first LGBTQ organization to receive that honor.

First lady Michelle Obama presented the award to True Colors: Out Youth Theater, the country's largest and longest-running LGBTQ youth theater program.

"These amazing programs prove how effective creative youth development can be in changing lives and communities," Megan Beyer, executive director of the President's Committee on the Arts and the Humanities, said in a news release. "They're improving academic achievement and contributing to high school graduation rates, and they're providing the opportunity for young people to build the 21st-century skills they need to succeed in school and in life."

True Colors is a program under the Boston-based company The Theater Offensive. Evelyn Francis of The Theater Offensive, called the award ceremony a "monumental moment" for the organization.

"This has been a hard-fought moment in our history," Francis said. "We've had a long and difficult struggle for recognition in our field for creative youth development."

Massachusetts has shown itself as a progressive state in terms of social issues, and Boston has a strong history of high-quality youth programs, Francis said. However, there are still risk factors for LGBTQ youth here, she said.

A survey of the Commonwealth's lesbian, gay and bisexual youth (no trans youth are surveyed) showed that young people who identify as lesbian, gay or bisexual are seven times more likely to attempt suicide, experience higher heroin use and are four times more likely to get pregnant or get someone else pregnant, she said.

"While Massachusetts is thought of as a bastion of hope in a dreary future, we really have to keep our eye on the ball here. There's a lot of work yet to be done," Francis said. "Young people and their stories and their work are central to the movement."

At True Colors, LGBTQ youth and allies ages 14 to 22 share their stories through original performance-art pieces. The pieces do focus on sexuality and gender — 80 percent of the youth involved identify as gay, lesbian, bisexual or queer and 41 percent identify as trans — but intersectionality is also a vital part of True Colors. A majority of the participants are youth of color from Boston and 21 percent are first generation American or part of immigrant families.

"We do talk a lot about other cultural aspects of our life than LGBTQ, but how they intersect is so important," Francis said. "For example, Muslim rights, women's health, Black Lives Matter, as it all intersects with the LGBTQ movement."

That focus has helped better inform the conversations of those involved with True Colors, and that in turn affects these kids' lives in powerful ways, Francis said. One hundred percent of the young people involved said when they leave the program that True Colors helped build their confidence and 93 percent reported that they are better listeners because of it.

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Leaders of sanctuary cities weigh risks of losing federal funding

Boston-area cities won't give up their "sanctuaries," officials say.

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Boston-area officials vow to stand behind undocumented immigrants who live in their communities in the wake of President-elect Donald Trump's pledge to crack down on sanctuary cities.

There are more than 185,000 undocumented immigrants in Massachusetts, most of whom are concentrated in the state's urban areas, according to a 2012 study by the Malden-based Immigrant Learning Center.

For years, such cities as Boston, Cambridge, Chelsea, and Somerville have refused to cooperate with federal Immigration and Customs Enforcement agents based on local sanctuary city bylaws.

Under those provisions, local employees and police do not hold undocumented immigrants as outlined by federal law and only turn them over to ICE if there is a warrant for their arrest.

Proponents of sanctuary city protections say they protect families and public safety by providing a safe environment for undocumented immigrants afraid of deportation to come forward.

But the president-elect outlined a plan that would put the pressure on cities that protect undocumented immigrants from prosecution, stating that such laws only serve to insulate criminals from prosecution.

In his Aug. 31 speech on immigration policy, Trump said he would defund communities with sanctuary city statutes.

"Cities that refuse to cooperate with federal authorities will not receive taxpayer dollars, and we will work with Congress to pass legislation to protect those jurisdictions that do assist federal authorities," Trump said.

If he follows through on this campaign promise, Boston would stand to lose about $250 million, a loss that Mayor Marty Walsh called "catastrophic" in a recent Boston Globe report. Despite the possible loss of funding, Walsh said he is committed to protecting all immigrants.

"I am proud that Boston has a long history of supporting all immigrant families, no matter where they come from, including my own," he said. "We are a welcoming city for all and are committed to fostering an environment where all members of our community have opportunities to contribute and thrive. Those are Boston's values and no policy will change them."

Chelsea City Manager Thomas G. Ambrosino said a loss of federal dollars would be most evident in public schools, which would likely see a decrease of a few million dollars.

"I think being a sanctuary city is an important policy statement for the city. We are an overwhelmingly minority community at 65 to 75 percent Latino. We have a lot of immigrants here, some of whom are certainly undocumented, but we pride ourselves on being a welcoming community for everyone," he said.

In Somerville, federal dollars account for about 3 percent of the annual budget, so while the impact might not be catastrophic, it would definitely make a dent, Mayor Joseph A. Curtatone said.

"If it comes to fruition, the rough math is it would be about a $6 million difference. But that money supports programs like school lunch, it advances teaching, Title I, homeland security and Head Start — the very programs that help urban centers like Somerville thrive and that Trump said on election night he is committed to keep," he said.

Boston Mayor Marty Walsh GETTY IMAGES

There has been no word from the president-elect on whether he will follow through on this campaign promise. As Trump has already softened on some rhetoric, specifically on his intended deportation of Muslims and decision to build a wall at the U.S.-Mexico border, some local mayors are hoping for the best.

"It remains to be seen what will actually happen. I'll give him the benefit of the doubt and when he looks at the reality of the negative impacts, maybe he'll be open to a more prudent and common sense approach to our immigration system as a whole. It's about time Washington, D.C. took a bipartisan approach to getting that done," Curtatone said.

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New Balance rejects 'official shoes of white people' label, denounces bigotry

An "alt-right" website has called New Balance "the official shoes of white people" and "the official brand of the Trump Revolution" after comments from the company about President-elect Donald Trump gained attention.

The Daily Stormer, a white supremacist "news and commentary" website endorsed the Boston-based company over the weekend. On Monday, New Balance distanced itself from the site, saying the company "does not tolerate bigotry or hate in any form."

After Trump's win, a representative from New Balance said in a comment to a Wall Street Journal reporter that with Trump, "we feel things are going to move in the right direction."

New Balance later clarified that the statement was specifically about Trump's trade policy, because the sneaker company makes

New Balance headquarters in Boston. NICOLAUS CZARNECKI/METRO

their shoes entirely at their five New England factories and works to support American manufacturing and jobs.

Still, fans of the sneakers were upset and said that the company can't "cherry pick" what it likes about Trump. People tweeted photos of themselves burning or throwing away their New Balance sneakers.

"As the only major company that still makes athletic shoes in the United States, New Balance has a unique perspective on trade in that we want to make more shoes in the United States, not less," the statement read. New Balance has been critical of the Obama administration in the past because of the Trans-Pacific Partnership. The company said that the trade deal could doom shoes made in the U.S.

"One of our officials was recently asked to comment on a trade policy that was taken out of context," a statement from New Balance in light of The Daily Stormer article said. "As a 110-year-old company with five factories in the U.S. and thousands of employees worldwide from all races, genders, cultures and sexual orientations, New Balance is a values-driven organization and culture that believes in humanity, integrity, community and mutual respect for people around the world. We have been and always will be committed to manufacturing in the United States." KRISTIN TOUSSAINT

For the expanded version, visit metro.us

ELIZABETH GRADY

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Google, Facebook to restrict ads on fake news sites

The issue has provoked a fierce debate within Facebook, especially with Chief Executive Mark Zuckerberg insisting twice in recent days that the site had no role in influencing the election.

Alphabet Inc.'s Google and Facebook Inc. on Monday announced measures aimed at halting the spread of "fake news" on the internet by targeting how some purveyors of phony content make money: advertising.

Google said it is working on a policy change to prevent websites that misrepresent content from using its AdSense advertising network, while Facebook updated its advertising policies to spell out that its ban on deceptive and misleading content applies to fake news.

The shifts comes as Google, Facebook and Twitter Inc. face a backlash over the role they played in the presidential election by allowing the spread of false and often malicious information that might have swayed voters toward Republican candidate Donald Trump.

Facebook's steps are limited to its ad policies, and do not target fake news sites shared by users on their news feeds.

"We do not integrate or display ads in apps or sites containing content that is illegal, misleading or deceptive, which includes fake news," Facebook said in a statement, adding that it will continue to vet publishers to ensure compliance.

Google's move similarly does not address the issue of fake news or hoaxes appearing in Google search results. That happened in the last few days, when a search for "final election count" for a time took users to a fake news story saying Trump won the popular vote. Votes are still being counted, with Democratic candidate Hillary Clinton showing a slight lead.

Fake news websites from Macedonia were shared on Facebook. GETTY IMAGES

"We do not integrate or display ads in apps or sites containing content that is illegal, misleading or deceptive, which includes fake news."

Facebook

Nor does Google suggest that the company has moved to a mechanism for rating the accuracy of particular articles.

Rather, the change is aimed at assuring that publishers on the network are legitimate and eliminating financial incentives that appear to have driven the production of much fake news.

"Moving forward, we will restrict ad serving on pages that misrepresent, misstate, or conceal information about the publisher, the publisher's content, or the primary purpose of the web property," Google said in a statement.

The company did not detail how it would implement or enforce the new policy.

AdSense, which allows advertisers to place text ads on the millions of websites that are part of Google's network, is a major source of money for many publishers.

A report in BuzzFeed News last month showed how tiny publishers in Macedonia were creating websites with fake news — much of it denigrating Clinton — which were widely shared on Facebook.

That sharing in turn led people to click on links which brought them to the Macedonian websites, which could then make money on the traffic via Google's AdSense.

Facebook has been widely blamed for allowing the spread of online misinformation, most of it pro-Trump, but Zuckerberg has rejected the notion that Facebook influenced the outcome of the election or that fake news is a major problem on the service.

"Of all the content on Facebook, more than 99 percent of what people see is authentic," he wrote in a blog post on Saturday. "Only a very small amount is fake news and hoaxes."

Google has long had rules for its AdSense program, barring ads from appearing next to pornography or violent content. Work on the policy update announced on Monday began before the election, a Google spokeswoman said.

The company uses a combination of humans and artificial intelligence to review sites that apply to be a part of AdSense, and sites continue to be monitored after they are accepted, a former Google employee who worked on ad systems said. Google's artificial intelligence systems learn from sites that have been removed from the program, speeding the removal of similar sites.

REUTERS

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The Rock is officially the Sexiest Man Alive

ALL PHOTOS GETTY IMAGES

It seems that whatever Dwayne "The Rock" Johnson does, he has to be the best at it. When he played college football in Miami, his team won the national championship. As a professional wrestler, he won 17 WWE championships and is considered one of the greatest pro wrestlers of all time. This year, with films like "Central Intelligence" and Showtime's series "Baller" under his belt, he was world's highest-paid actor, according to Forbes. And now the 44-year-old has even taken sexy to new heights.

People magazine has named the Rock its 2016 Sexiest Man Alive. The new dad is in good company — he succeeds David Beckham as titleholder. The jack-of-all-trades told People that a "sense of humor" and "confidence" are the qualities that make him sexy.

We can think of a few other things, too.

the word

SESALI BOWEN
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Ashley Graham gets a curvy barbie

Model Ashley Graham has had an explosive year since she became the first plus-size model to cover Sports Illustrated's coveted swimsuit issue in February. Since then, she has started a plus-size lingerie line, which she modeled during New York Fashion Week. And in December, the 28-year-old will be co-hosting the revamped America's Next Top Model with Rita Ora on VH1!

But Graham's biggest accomplishment might only be about 10 inches tall. During Glamour's Women of the Year Awards gala in Hollywood, the model was presented with her very own curvy Barbie doll, complete with thighs that touch! Graham told the Huffington Post it was a detail she was adamant about when working with Mattel to create her plastic twin. She told the toy company "if her thighs don't touch, she's not authentic."

Graham was honored for promoting inclusivity in fashion. She proves that the mantra is true: Thick thighs do save lives!

Why Lady Gaga went off the grid

If Lady Gaga seems more tame and balanced since returning to the spotlight with her fifth solo studio album, "Joanne," there's a pretty good explanation for it. In an interview with Harper's Bazaar, the 30-year-old cover girl of the December issue explained why she took time off before the album.

"I was able to get off the train of endless work I'd been on, which was quite abusive to my body and my mind, and have some silence and some space around me," she told HB's fashion editor. "I wanted to experience music again the way I did when I was younger, when I just had to make it, instead of worrying what everybody thinks or being obsessed with things that aren't important."

Gaga also describes fame as "the best drug that's ever existed" but admits that as she's matured she is now more concerned with success that is based in truth as opposed to "more attention, more fame, more accolades."

Now we know why she calls it a "Fame Monster."

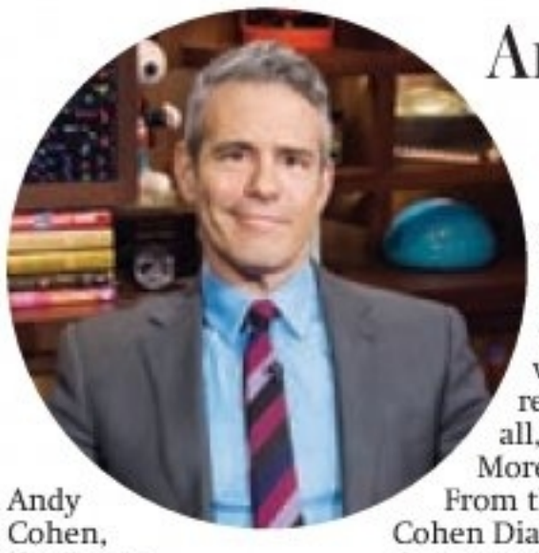
Gwen Stefani gives Blake Shelton a touching shoutout

Gwen Stefani was the proud recipient of Glamour's 2016 Woman of the Year Award, and during the annual awards gala in Hollywood, the 47-year-old singer and "Voice" coach gave a moving speech about the "seed of faith" her parents planted in her at a young age. In the speech, posted by E! News, she also reminded the young girls in the audience that anything was possible.

But the highlight was the very special shoutout she gave to her man, 40-year-old country singer Blake Shelton. She said, "To my children, to my family, to Blake Shelton for kissing me back to life, thank you so much. I am blown away." The couple met as coaches on "The Voice" following Stefani's divorce from Gavin Rossdale and Shelton's divorce from Miranda Lambert. They began dating last year.

We're so glad they're finding second, and third, chances at love with each other.

Andy Cohen confirms Taylor Swift vs. Katy Perry beef in new book



Andy Cohen, the Bravo network talk-show host who is unofficially known as the Headmaster of the Housewives, just released a tell-all, "Superficial: More Adventures From the Andy Cohen Diaries" to spill the tea on some of the biggest names in Hollywood.

Perez Hilton has highlighted one chapter in which Cohen recounts an experience with Taylor Swift at the 2016 Met Gala that confirms her beef with Katy Perry! Cohen claims that Taylor was looking for a place to sit, and when he suggested that she sit with her "friend" Katy, she responded "Katy who?" Shade! Cohen says that Taylor made it clear that the "Dark Horse" singer was "the opposite of her friend" and asked him not to mention the conversation on his show.

Obviously, Cohen found a loophole by putting it in his book instead. He's so messy.

A 'Fantastic Beast' to wrangle

J.K. Rowling talks returning to the wizarding world (but not Harry Potter).

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Newt Scamander (Eddie Redmayne) and a magical creature in "Fantastic Beasts and Where to Find Them," out Nov. 18. WARNER BROS.

J.K. Rowling doesn't need to write anymore, not since the first Harry Potter book let alone the seventh. It's not even that she wants to keep writing — she simply has to.

"I feel strange if I don't write," she says at a rare press conference appearance for "Fantastic Beasts and Where to Find Them," the new Potter prequel film (the first of five!) for which she wrote the screenplay.

"Ever since the end of Harry Potter, there was still a huge hole for more," she confesses. "It would be easy to say, 'I'll just keep producing,' but I never was that person. I planned seven books, I knew exactly what I wanted to write, and that story was finished. But I always had some ideas about Newt."

That would be Newt Scamander (Eddie Redmayne), the magizoologist "author" of Rowling's "Fantastic Beasts" wizarding textbook adapted into the film, which comes out Nov. 18.

Though she "had some thoughts about what happened to Newt and who he was," it wasn't until Warner Bros. approached her about doing the movie that she thought, "'Wait a minute, I better tell them what I've got because I wouldn't want them to get anything wrong.' And before I knew it, I'd actually written a screenplay."

But Scamander's world is still a scary place in which magic is hidden (Salem is not just a footnote yet) and wizards are not supposed to mingle with "no-majs" like Jacob Kowalski (Dan Fogler), the factory worker who dreams of becoming a baker and, of course, gets swept up in Scamander's adventure along with a pair of sister witches.

Two names Potter fans will recognize are the villain who looms over the action, the original dark wizard Gellert Grindelwald, first friend then rival to Albus Dumbledore, the Hogwarts headmaster who has been confirmed to appear in the next film.

GETTY IMAGES

"There's lots to unpack in that relationship," Rowling says when asked about them (she controversially revealed that Dumbledore was gay during an interview at Carnegie Hall in 2007). "I will say that you'll see Dumbledore as a younger man, and quite a troubled man because he wasn't always the sage."

Oh, and all that writing she does? There's no special formula — "it's partly inspiration and it's partly a lot of hard work, that's it, always."

Most envy-inducing of all, she can do it anywhere, anytime. "I can write with the TV on in the background, I can write half-answering my kids," she says. "I have written, surprisingly enough, one chapter actually on the lavatory because it was the only place I could get temporary peace." Enjoy speculating on that one.

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Molly Bernard of 'Younger' talks the shock of Election 2016

"I wish I could give everybody a hug."

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Molly Bernard plays Lauren Heller on the hit show "Younger." COURTESY OF TV LAND

This has been quite a year for actress Molly Bernard. Aside from appearing with Tom Hanks in "Sully" and co-starring in the Emmy award-winning series "Transparent," the 28-year-old reprised her role as Lauren Heller, a vivacious pansexual publicist in TV Land's hit "Younger."

We chatted with the Brooklyn resident about how she's coping with the outcome of the election, and why she loves her character on "Younger."

How are you dealing with the news of our president-elect?
It's a shocker. I'm pretty sad. I was really excited to potentially have the first female president. What that would say for women everywhere is just extraordinary. Hopefully, Trump's policies will be kind and good-spirited. That's the only thing I'm hoping for now. It's going to take all of us as American citizens to extend a lot of kindness and generosity to people that we might not identify with.

We've come so far in TV with celebrating people of different backgrounds. Why is it taking so long for the rest of the country to catch up?
I don't understand it. I mean, I'm sitting here kind of lamenting and also asking myself these same questions. Tuesday was obviously a hard day. I don't know why it's taking the rest of the country so long. I feel like being in big cities like New York, like Philadelphia, like Chicago, like L.A. — it's more progressive and the rest of the country lives a very different life. It's complicated. I wish I had the answers. I wish I could give everybody a hug.

Your character on "Younger" is a riot. What do you love most about her?
The thing I love most about Lauren is that she is one of the few female characters on television that just unconditionally loves herself.

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Oh, hell yes

Ingrid Michaelson on her Hell No Tour and songs too difficult to perform.

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Ingrid Michaelson released her most personal album to date this fall. SHERVIN LAINEZ

Ingrid Michaelson charmed fans with her quirky glasses and ukulele, singing songs about her sweater and the catchiest stream of internal neurosis ever. Fast-forward to her seventh album, "It Doesn't Have to Make Sense," which dropped in August, and the Staten Island-bred singer-songwriter isn't quite as upbeat. Faced with the death of her mother and divorce, Michaelson unapologetically sings about heartache, tragedy and, well, acceptance and subsequent joy. She declares it an indulgence in a "myriad of emotions" when she picks up the phone in San Francisco, where she and her crew are about to depart for Alcatraz for a daytime excursion.

"It Doesn't Have to Make Sense" came from some very sad personal times in your life. Was the songwriting process therapeutic?

I wasn't even planning on writing; it just sort of happened. It took me about a year and a half to finish, and I didn't even know what the album was going to be about — but then, I never know until a record's over and I look back and am like, "OK, so that's what it is." This one is about human emotion, the highs and the very lows of the last few years. I found myself feeling guilty for having these joyful moments, but after talking to people, I decided my mother wouldn't want me to be so, so very sad all the time. I think the record celebrates every corner of your emotional experience. I was trying to quantify the world and define everything after my mom passed away, so that's why this record was so different.

Is there anything on the album that's been particularly difficult to perform live?

I lost my mom about two-and-a-half years ago, and much of the record is about her. And there's one song that's very, very sad. I played it the first night, but I can't play it again. It's too much. You have to figure out what are the songs you can't physically play for one reason or another live, and that one, I need more time to go by before I can sing it again.

Can we discuss the video for "Hell No," which is essential you singing the song through a series of Snapchat filters? Was that filmed on Snapchat?

Of all the social-media outlets, that's the one that strikes me. You can't take yourself seriously on Snapchat. And I thought, "How funny would it be if we made a video using all of the filters?" I just woke up each day and was like, "So what's the latest filter?" and did a couple takes and edited them all together after a month. It took about two hours. [Laughs] It was very inexpensive. It's my most inexpensive video yet, and one of my favorites.

PROVIDED

And on the bigger screen, you're due to star in Sam Hoffman's "Humor Me" with Jemaine Clement. Any spoilers?

I have a pretty substantial role, so it's pretty exciting. I play a down-on-my-luck musician and a … drug and alcohol user. It's very funny and sweet. I haven't seen it yet, so I can't tell you much except that it's coming up.

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Michael Stuhlbarg remains optimistic

Michael Stuhlbarg, left, plays a CIA operative helping with the attempt to find way to communicate with visiting aliens in "Arrival." PARAMOUNT PICTURES

The actor talks "Arrival" and how he still thinks humanity would do the right thing.

MATT PRIGGE
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Michael Stuhlbarg is everywhere right now. The actor, best known for "A Serious Man" and "Boardwalk Empire," has a small role in "Doctor Strange." He plays the head of a lobbying firm in "Miss Sloane," starring Jessica Chastain. And he's a CIA operative in "Arrival," in which government agents try to find a way to communicate with aliens who've showed up on our planet. He's the middleman between a linguist (Amy Adams) and a scientist (Jeremy Renner) working to decipher their language and the military, who aren't sure our guests are nice.

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"Arrival" depicts the government patiently dealing with a mysterious alien race. I'm a bit more gloomy about how we'd handle that right now.

Who knows how we would handle such a thing? I'd like to believe we would be careful, that we would take our time. I'm hopeful and I'm optimistic, generally. But it's hard to say, because people panic. [Laughs]

How did you approach someone who has to know how to talk to both sides?

I imagined my guy dealt with geniuses all the time. His job was to take responsibility for all the information, to make sure it was disseminated properly, to make sure everybody who needs to know what's going on knows what's going on. They could drop my guy in the middle of wherever and he will organize things.

You've said you haven't seen one of your other new movies, "Miss Sloane." Have you found time to catch "Doctor Strange"?

No, I still haven't seen that, either. [Laughs] I've been working. I haven't had the chance to see anything yet.

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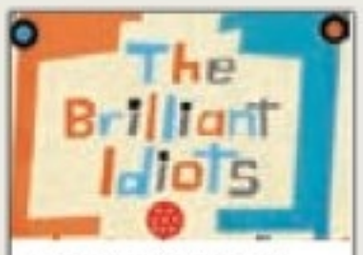

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LOVE WHERE YOU LIVE

Holiday entertaining for the low-key host

Tips for stress-free gatherings with friends and family this season.

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The holidays are a time of great indulgence and *some* relaxation — but also, stress. We want to enjoy the (limited) time off work with friends and family, but sometimes the thought of organizing a get-together can be more overwhelming than festive.

For those of us who'd rather not Seamless our holidays away (but might need a helping hand to keep from having a meltdown in the kitchen) we consulted a few experts for tips on how to make our holiday parties seamless— with a lowercase s.

Keep it healthy, but still festive

For Fiorella DiCarlo, the NYC-based registered dietitian and certified dietitian nutritionist and host of the "Living in Italian" video series, healthy cooking and holiday entertaining aren't mutually exclusive.

For starters, begin the night with veggie- and protein-based hors d'oeuvres "to help minimize mindless munching on chips and starchy foods," that tend to fill up guests before the meal. DiCarlo suggests: endive leaves with grilled shrimp, caponata bruschetta, hummus with roasted carrots.

You can keep the nutrition going strong throughout the night, so long as you make flavor paramount. "Dress up your vegetables," she says. Think: roasted brussels sprouts with parmigiano reggiano and truffle oil.

For dessert, there are plenty of creative and tasty ways to incorporate fruit. Add seasonal fruits instead of crackers and bread with a cheese plate: baked pears with 16-month-old manchego drizzled with aged balsamic vinegar, she suggests. Or soak berries in limoncello or frangelina (Italian liqueurs) and serve over sorbetto with biscotti.

Cocktail know-how

For advice on entertaining with cocktails, we turned to Russell Davis, the mixology expert on Spike TV's "Bar Rescue" and president of nightlife-consulting firm Unlimited Liabilites. He's also the chief cocktail officer of Shaker & Spoon, a monthly subscription box that provides you with all the syrups, citrus and bitters you need (minus the alcohol), plus recipes, to make creative, mixologist-designed cocktails at home (think Blue Apron, but for adult beverages).

Davis says that "fresh ingredients are key to a good cocktail and a good experience. A little showmanship goes a long way, when your guests see you fresh-grate nutmeg on a nog or squeeze the juice from a fresh lime."

In planning what to serve, Davis suggests syncing the drink menu with the vibe of the party. If you're having friends over for a poker game, you might want to make drinks using darker spirits — Old Fashioneds. For brunch, on the other hand, go with a light and refreshing crowd-pleaser, like a Moscow Mule.

He also likes adding a twist to classic highballs (that's a mixer plus spirit): for example, add pickled beets and rosemary to a gin and tonic.

Although we're talking cocktails, Davis says you should always provide a nonalcoholic option. And keep a bottle of the good stuff (top-shelf tequila or bourbon) for a guest who might want to sit and sip it, straight.

Sweet celebrations

Elise Strachan, creator of the YouTube show "My Cupcake Addiction" and author of the cookbook "Sweet! Celebrations," says, "Don't be afraid to cheat a little. Homemade is amazing, but don't feel like you have to handmake every pie crust and cookie dough."

Instead, choose a couple of items you're OK with buying pre-made and focus your energy on the treats you enjoy making yourself.

A word of advice: clear out the freezer in advance. That way, you'll have room to plan ahead. "If you need a pie for a holiday party, make two and freeze the other," she says.

To add color and festivity to your presentation, Strachan suggests covering books in wrapping or craft paper and using them as stands on which to display the desserts.

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3 Reasons Celtics fans shouldn't panic

So far this season, the C's haven't lived up to expectations.

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The NBA season is anywhere from nine to 12 games in, which is hardly enough time to determine how good or bad your favorite team is. But the cream is starting to rise to the top. The Cavaliers, Hawks and Raptors sit atop the Eastern Conference while the Clippers, Warriors and Spurs lead the way in the Western Conference. On the opposite end of the spectrum, you have the 76ers and Pelicans in the basements of their respective conferences. No surprise there, either.

Speaking of the Pelicans, they recently won their second game of the season — by beating the Celtics.

Boston goes into Wednesday's game against the Mavericks (7:30 p.m., CSNNE) in the middle of the pack at 5-5. That .500 record may tell the story of an inconsistent bunch that can get under their opponent's skin with tough defense one game, and then be labeled a "finesse" team by their own head coach in another game.

Despite the up-and-down start, there's still plenty of reason to be confident that this group can right the ship and climb their way up the standings toward the top, where everybody thought they'd be to begin the season.

Al Horford, center, is slated to return to the Celtics soon. GETTY IMAGES

1 Get healthy

Al Horford … remember him? The Celtics' massive offseason free agent signing has played in just three games this season, as he's currently suffering from concussion symptoms from a hit to the head during practice. It's easy to forget Horford is even on the team since we really haven't seen much of him in green. But he will waste no time fitting in once back. In his first game with the Celtics, he posted a stat line only reached by 12 Celtics' since the 1983-84 season: 11 points, five rebounds, six assists and four blocks. Jae Crowder, suffering from an ankle sprain, is another huge void in the Celtics' starting lineup. While Crowder isn't the focal point of the offense, he's hit some big shots for Boston and provides the toughness and defensive mindset necessary to win in the NBA.

2 Bradley the All-Star?

Yes, it's a bit premature to be talking about All-Stars, and Avery Bradley certainly isn't one of the first names that come to mind when the topic is brought up. But the reigning First-Team All-Defense guard is doing it all for the Celtics right now. Not only is Bradley averaging 18.5 points per game (three more than last season), he's averaging a whopping 8.3 rebounds per game (up from 2.3 last season), and 3.7 assists — all career highs. At an average of $8.5 million the next two seasons, Bradley is one of the best bargains in the NBA. And to think … two years ago there were a lot of people who thought that was a bad signing. Bradley is becoming one of the best two-way players in the NBA.

3 Rich in youth

A few years ago, Danny Ainge made the tough choice to blow up the roster, trade his superstars, and start from the bottom. Faced with a similar situation, Mavs owner Mark Cuban went another direction. He kept his superstar, Dirk Nowitzki, and tried to build through free agency. The 2-7 Mavs are now in a tough spot. They don't have much youth at all, and don't appear good enough to compete for a championship in the Western Conference. Meanwhile, the Celtics are rich in youth. Marcus Smart, Terry Rozier, and now Jaylen Brown are not just assets but key parts to the Celtics' success. Include Jordan Mickey and Crowder as players Ainge added because of an eye toward the future — one that looks bright.

NFL power rankings | by Luke Miller

No. 1 Cowboys (8-1)

The league's best record, longest winning streak and best running back all reside in Dallas. Ezekiel Elliott is on pace to finish with 1,782 rushing yards, 26 shy of Eric Dickerson's rookie record. Since Week 2, he has not had a game with fewer than 92 yards rushing.

No. 2 Seahawks (6-2-1)

Seattle put the shoe on the other foot in New England, keeping the Patriots out of the end zone on four straight attempts from the goal line. Thomas Rawls may return against the Eagles this week. How will he fit into a backfield where C.J. Prosise seems to be supplanting Christine Michael?

No. 3 Patriots (7-2)

The Patriots have now lost twice at home in one season for the first time since 2012. When DeShawn Shead intercepted Tom Brady Sunday night, it was not just Brady's first interception of the season but the first one New England has thrown. It's remarkable when you consider they've used three QBs.

No. 4 Chiefs (7-2)

Eric Berry's 42-yard pick six and Marcus Peters' strip of Kelvin Benjamin to set up the winning field goal Sunday catalyzed a 17-point comeback victory over the Chargers. The Chiefs have never been an offensive powerhouse, but they've now won back-to-back games by dominating on both phases.

No. 5 Raiders (7-2)

Oakland spent its bye watching the Chiefs and Broncos win, no great shock when you consider those two teams. The Raiders have three games now they should be home favorites in Houston, Carolina and Buffalo, before a road date in Kansas City. Circle their final game of the season: at Denver.

No. 6 Broncos (7-3)

For the first time in NFL history, the deciding points in victory came on a blocked extra point returned for a two-point score. The offense gained just 337 yards against the NFL's 29th-ranked defense in New Orleans. It's hard to decide what to make of the Broncos.

No. 7 Giants (6-3)

The Giants have won four games in a row. And with their next two games against Chicago and Cleveland, they may make it six. Sterling Shepard's winning TD catch on fourth down was nothing new for Giants fans. These cardiac kids have had only one game this season decided by more than one score.

No. 8 Falcons (6-4)

They aren't coming apart quite like last year's Falcons, but Atlanta has now lost three of five. The strategy of "let Julio Jones get his" worked for the Eagles. The Falcons are 3-0 when Jones has less than four catches this season. In those last three losses he has 26 catches for 448 yards — but just one score.

No. 9 Lions (5-4)

It's gotta be nice to go into your bye week in second place and come out in first. That's what happened for Detroit while they watched the Vikings drop their fourth straight to Washington. Some credit is still due to the Lions though, who beat Minnesota to assure themselves a tie-breaker.

No. 10 Texans (6-3)

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LEGAL NOTICES

NOTICE OF MORTGAGEE'S SALE OF REAL ESTATE

By virtue and in execution of the Power of Sale contained in a certain mortgage given by Carolina I. Silva to Mortgage Electronic Registration Systems, Inc., as nominee for Taylor, Bean and Whitaker Mortgage Corporation dated October 14, 2005, registered at the Middlesex County (Southern District) Registry District of the Land Court as Document No. 01391564 and noted on Certificate of Title No. 235275; said mortgage was then assigned to Taylor, Bean & Whitaker Mortgage Corporation by virtue of an assignment dated July 6, 2009, and registered as Document No. 1508205; and further assigned to Saxon Mortgage Services, Inc. by virtue of an assignment dated December 15, 2010, and registered as Document No. 01557109; and further assigned to Ocwen Loan Servicing, LLC by virtue of an assignment dated April 30, 2013, and registered as Document No. 01659612; and further assigned to Nationstar Mortgage LLC by virtue of an assignment dated April 8, 2016, and registered as Document No. 01729133; of which mortgage the undersigned is the present holder for breach of conditions of said mortgage and for the purpose of foreclosing the same will be sold at PUBLIC AUCTION at 12:00 PM on December 7, 2016, on the mortgaged premises. This property has the address of 23 Johnson Street, Malden, MA 02148. The entire mortgaged premises, all and singular, the premises as described in said mortgage:

The certain parcel of land with the buildings thereon, situate in Malden, Middlesex County, Massachusetts, described as follows: SOUTHERLY by the northerly line of Johnson Street (formerly Bayrd Street), fifty and 38/100 feet; WESTERLY by Lot 12 as shown on a plan hereinafter mentioned, one hundred thirty-nine and 82/100 feet; NORTHERLY by Lot 10 on said plan, forty and 82/100 feet; and EASTERLY by Lot 14 on said plan, one hundred forty-three and 30/100 feet. Said parcel is shown on Lot 13 on said plan, (Plan No. 19711G). All of said boundaries are determined by the Court to be located as shown on a subdivision plan, as approved by the Court, filed in the Land Registration Office, a copy of which is filed in the Registry of Deeds for the South Registry District of Middlesex County in Registration Book 967, Page 75 with Certificate 167425. So much of the above-described land as is included within the limits of Bayrd Street (now known as Johnson Street) is subject to the rights of all person lawfully entitled thereto in and over the same. The above-described land is subject to sewer and water pipe easements, slope rights and the right to construct other necessary public works in said Bayrd Street (now known as Johnson Street) as set forth in a grant made by Erik T. Johnson to the City of Malden, dated March 24, 1932, duly recorded in Book 5724, Page 405. The above-described land is subject to a Grant of Easement from Bo-Jac Construction Corp. et al to New England Telephone and Telegraph Company and Massachusetts Electric Company dated September 9, 1983, being Document No. 647839. There is appurtenant to the above-described land, the right to use the whole of Baker Street as shown on plan filed in Registration Book 411 Page 105 to Bainbridge Street in common with others entitled thereto and the right to use the whole of Granville Place shown on said plan to Granville Avenue in common with others entitled thereto. See deed recorded here with.

Subject to and with the benefit of easements, reservation, restrictions, and taking of record, if any, insofar as the same are now in force and applicable. In the event of any typographical error set forth herein in the legal description of the premises, the description as set forth and contained in the mortgage shall control by reference. Together with all the improvements now or hereafter erected on the property and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water rights and stock and all fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this sale.

TERMS OF SALE:

Said premises will be sold subject to any and all unpaid taxes and assessments, tax sales, tax titles and other municipal liens and water or sewer liens and State or County transfer fees, if any there are, and TEN THOUSAND DOLLARS ($10,000.00) in cashier's or certified check will be required to be paid by the purchaser at the time and place of the sale as a deposit and the balance in cashier's or certified check will be due in thirty (30) days, at the offices of Doonan, Graves & Longoria, LLC, ("DG&L"), time being of the essence. The Mortgagee reserves the right to postpone the sale to a later date by public proclamation at the time and date appointed for the sale and to further postpone at any adjourned sale-date by public proclamation at the time and date appointed for the adjourned sale date. The premises is to be sold subject to and with the benefit of all easements, restrictions, leases, tenancies, and rights of possession, building and zoning laws, encumbrances, condominium liens, if any and all other claim in the nature of liens, if any there be.

In the event that the successful bidder at the foreclosure sale shall default in purchasing the within described property according to the terms of this Notice of Sale and/or the terms of the Memorandum of Sale executed at the time of foreclosure, the Mortgagee reserves the right to sell the property by foreclosure deed to the second highest bidder, providing that said second highest bidder shall deposit with the Mortgagee's attorneys, the amount of the required deposit as set forth herein. If the second highest bidder declines to purchase the within described property, the Mortgagee reserves the right to purchase the within described property at the amount bid by the second highest bidder. The foreclosure deed and the consideration paid by the successful bidder shall be held in escrow by DG&L, (hereinafter called the "Escrow Agent") until the deed shall be released from escrow to the successful bidder at the same time as the consideration is released to the Mortgagee, whereupon all obligations of the Escrow Agent shall be deemed to have been properly fulfilled and the Escrow Agent shall be discharged.

Other terms, if any, to be announced at the sale.

Dated: October 31, 2016
Nationstar Mortgage LLC
By its Attorney DOONAN, GRAVES & LONGORIA, LLC
100 Cummings Center Suite 225D Beverly, MA 01915
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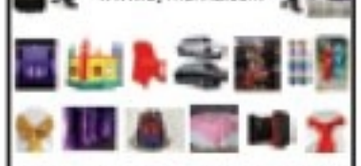

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LEGAL NOTICES

NOTICE OF MORTGAGEE'S SALE OF REAL ESTATE

By virtue and in execution of the Power of Sale contained in a certain mortgage given by Michael Otto to Fairfield Financial Mortgage Group, Inc., dated January 26, 2005 and recorded with the Suffolk County Registry of Deeds at Book 36371, Page 68, of which mortgage the undersigned is the present holder by assignment from Fairfield Financial Mortgage Group, Inc. to Mortgage Electronic Registration Systems, Inc. dated January 26, 2005 and recorded with said registry on June 17, 2005 at Book 37330 Page 166 and by assignment from Mortgage Electronic Registration Systems, Inc. to Wells Fargo Bank, NA dated November 21, 2011 and recorded with said registry on November 25, 2011 at Book 48703 Page 76 and by assignment from Wells Fargo Bank, N.A. to U.S. Bank Trust, N.A., As Trustee for LSF9 Master Participation Trust dated December 28, 2015 and recorded with said registry on February 19, 2016 at Book 55733 Page 26, for breach of the conditions of said mortgage and for the purpose of foreclosing, the same will be sold at Public Auction at 11:00 a.m. on December 2, 2016, on the mortgaged premises located at 5 Cass Street, Unit 7, Building A, Monterey Gardens Condominium, West Roxbury (Boston), Suffolk County, Massachusetts, all and singular the premises described in said mortgage,

TO WIT: The land with buildings thereon located at 5 Cass Street, Unit 7, West Roxbury, Suffolk County, Massachusetts and more particularly described as follows:

Unit #7 in Building A of Monterey Gardens Condominiums situated at 5 Cass Street, West Roxbury, District of Boston, Suffolk County, Massachusetts, created by Master Deed dated June 14, 1973 recorded with Suffolk Registry of Deeds, Book 8630, Page 276, together with an undivided 1.8 percent interest appertaining to said Unit in the common areas and facilities of said Condominium and together with the rights and easements appurtenant to said Unit as set forth in said Master Deed.

Said unit is intended to be used for single family residence purposes as set forth in Section 7 of said Master Deed and is subject to the restrictions as set forth in Section 8 of said Master Deed that unless otherwise permitted by instrument in writing duly executed by the Trustees of Monterey Gardens Condominium Trust pursuant to provisions of the By-Laws thereof hereinafter referred to (a) no such Unit shall be used for any purpose other than as a dwelling for one family, (b) no business activities of any nature shall be conducted in any such Unit, except that a lawyer, physician, architect, engineer, Accountant, real estate broker, business consultant or insurance agent, residing in any such Unit may maintain therein an office for his professional use and any display a small name plate, but no such office shall be advertised, held out or used as a place for service to clients or patients, and no employees or persons other than a resident of such Unit shall engage therein in any such activities, (c) no such Unit shall be rented, let, leased or licensed for use or occupancy by others than the owners thereof except to persons who have first been approved in writing by said Trustees, provided, however, that such right, or approval shall not be exercised so as to restrict use or occupancy of units because of race, color, creed or national origin, (4) dogs, cats or other pet animals or birds shall not be kept in any such Unit in such number or of such type as to be noisome or offensive to occupants of other units, (d) the architectural integrity of the buildings and the units shall be preserved without modification, and to that end, without limiting the generality, no awning, screen, antenna, sign, banner or other device, and no exterior change, addition, structure, projections, decoration or other feature shall be erected or place upon or attached to any such Unit or any part thereof, no addition to or change or replacement of any exterior light, door knocker or other exterior hardware shall be made, and no painting, attaching of decalcomania or other decoration shall be done on any exterior part or surface of any Unit nor the interior surface of any window, (e) all maintenance and use of such Units shall be conducted in a manner consistent with comfort and convenience of the occupants of other Units and in accordance with provisions with respect thereto from time to time promulgated by said Trustees.

Said premises are hereby conveyed subject to: (a) the provisions of Massachusetts General Laws, Chapter 133A, said Master Deed including without limitation, the provisions of Section 11 thereof, the Declaration of Trust of Monterey Gardens Condominium Trust dated June 14, 1973, recorded with said Deeds, Book 8636, Page 292, the By-Laws set forth in said Declaration of Trust and any rules and regulations promulgated thereunder and the obligations thereunder, to pay the proportionate share attributable to said Unit of the common expenses, and (b) such taxes attributable to said Unit for the current year as are not yet due and payable, all of which the grantees by acceptance hereof agree to perform, fulfill, comply with, assume and pay, and (c) the effect of the taking and notice of lease referred to in Section 11 of said Master Deed.

Being the same premises conveyed to the herein named mortgagor (s) by deed recorded with Suffolk County Registry of Deeds herewith.

For mortgagor's(s') title see deed recorded with Suffolk County Registry of Deeds in Book 36371, Page 66.

These premises will be sold and conveyed subject to and with the benefit of all rights, rights of way, restrictions, easements, covenants, liens or claims in the nature of liens, improvements, public assessments, any and all unpaid taxes, tax titles, tax liens, water and sewer liens and any other municipal assessments or liens or existing encumbrances of record which are in force and are applicable, having priority over said mortgage, whether or not reference to such restrictions, easements, improvements, liens or encumbrances is made in the deed.

TERMS OF SALE: A deposit of Five Thousand ($5,000.00) Dollars by certified or bank check will be required to be paid by the purchaser at the time and place of sale. The balance is to be paid by certified or bank check at Harmon Law Offices, P.C., 150 California Street, Newton, Massachusetts 02458, or by mail to P.O. Box 610389, Newton Highlands, Massachusetts 02461-0389, within thirty (30) days from the date of sale. Deed will be provided to purchaser for recording upon receipt in full of the purchase price. The description of the premises contained in said mortgage shall control in the event of an error in this publication.

Other terms, if any, to be announced at the sale.

U.S. Bank Trust, N.A., as
Trustee for LSF9 Master Participation Trust
Present holder of said mortgage
By its Attorneys,
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MORTGAGEE'S NOTICE OF SALE OF REAL ESTATE

By virtue and in execution of the Power of Sale contained in a certain Mortgage given by Edwin E Reyes-Rivas to Mortgage Electronic Registration Systems, Inc. as nominee for, Pinnacle Direct Funding Corporation, its successors and assigns, dated November 14, 2003 and recorded with the Suffolk County Registry of Deeds at Book 33282, Page 199, subsequently assigned to Deutsche Bank National Trust Company, As Indenture Trustee Under the Indenture Relating to IMH Assets Corp., Collateralized Asset-Backed Bonds, Series 2004-10 by Mortgage Electronic Registration Systems, Inc., by assignment recorded in said Registry of Deeds in Book 47431, Page 153, subsequently assigned to Deutsche Bank National Trust Company, as Trustee for PFCA Home Equity Investment Trust Certificates, Series 2003-IFC6 by Deutsche Bank National Trust Company, as Indenture Trustee Under the Indenture Relating to IMH Assets Corp., Collateralized Asset-Backed Bonds, Series 2004-10, by assignment recorded in said Registry of Deeds in Book 55719, Page 325, of which the Mortgage the undersigned is the present holder, for breach of the conditions of said Mortgage and for the purpose of foreclosing the same will be sold at Public Auction at 02:00 PM on December 7, 2016 at 14-20 Hooper Street, Chelsea, MA, all and singular the premises described in said Mortgage,

TO WIT:

A certain parcel of land with buildings thereon situated in said Chelsea, Being Lot 94 Hooper Street according to a Plan of the Cary Improvement Company's land in Chelsea, dated 1876 and recorded with the Suffolk County Registry of Deeds, Book 1335 end; said Lot 94 being bounded and described as follows:SOUTHWESTERLY: By Hooper Street, fifty (50) feet; NORTHWESTERLY: By Lot 92 Hooper Street, one hundred (100) feet; NORTHEASTERLY: By Lot 93 Carroll Street, fifty (50) feet; SOUTHEASTERLY: By Lot 96 Hooper Street, one hundred (100) feet. The above-described premises are conveyed subject to and with the benefit of, as the case may be, all rights, easements, covenants, restrictions, agreements, conditions, encumbrances and other matters of record appertaining thereto, if any, insofar as the same may now be in force and applicable. Being the same premises conveyed to me by deed of Cristina R. Hill which deed is dated 9/30/02 and recorded with Suffolk County Registry of Deeds at Book 29473, Page 165.

The premises are to be sold subject to and with the benefit of all easements, restrictions, building and zoning laws, unpaid taxes, tax titles, water bills, municipal liens and assessments, rights of tenants and parties in possession.

TERMS OF SALE:

A deposit of FIVE THOUSAND DOLLARS AND 00 CENTS ($5,000.00) in the form of a certified check, bank treasurer's check, or money order will be required to be delivered at or before the time the bid is offered. The successful bidder will be required to execute a Foreclosure Sale Agreement immediately after the close of the bidding. The balance of the purchase price shall be paid within thirty (30) days from the sale date in the form of a certified check, bank treasurer's check or other check satisfactory to Mortgagee's attorney. The Mortgagee reserves the right to bid at the sale, to reject any and all bids, to continue the sale and to amend the terms of the sale by written or oral announcement made before or during the foreclosure sale. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney. The description of the premises contained in said mortgage shall control in the event of an error in this publication. **TIME WILL BE OF THE ESSENCE.**

Other terms if any, to be announced at the sale.

Deutsche Bank National Trust Company,
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Present Holder of said Mortgage,
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NOTICE OF MORTGAGEE'S SALE OF REAL ESTATE

By virtue and in execution of the Power of Sale contained in a certain mortgage given by **Andrew Todd Weber** to Mortgage Electronic Registration Systems, Inc., as nominee for Prospect Mortgage, LLC dated November 3, 2011, recorded at the Middlesex County (Northern District) Registry of Deeds in Book 25412, Page 207, affected by a Loan Modification Agreement dated July 29, 2014, recorded in Book 28896, Page 156; said mortgage was then assigned to Massachusetts Housing Finance Agency by virtue of an assignment dated September 3, 2013, and recorded in Book 27677, Page 266; of which mortgage the undersigned is the present holder for breach of conditions of said mortgage and for the purpose of foreclosing the same will be sold at PUBLIC AUCTION at 01:00 PM on **December 8, 2016,** on the mortgaged premises. This property has the address of 110 Boylston Lane, Unit No. 29, Canterbury Village Condominium, Lowell, MA 01852. The entire mortgaged premises, all and singular, the premises as described in said mortgage:

Unit No. 29 in a condominium known as the Canterbury Village Condominium, created pursuant to and in accordance with Chapter 183A of the Massachusetts General Laws by Master Deed dated January 28th 1981 ("The Master Deed") and recorded in North Middlesex Registry of Deeds Book 2463 Page 63. The unit, which is more particularly described in said Master Deed, contains 697 square feet of building area, more or less, and is laid out as shown on the Unit Plan recorded therewith. The Unit is conveyed together with a 1.9% undivided interest in the Common Areas and Facilities, as defined and described in the Master Deed. The Unit is subject to and has the benefit of all applicable provisions contained in the Master Deed and in the Declaration of Trust (including By-Laws) of the Canterbury Village Condominium Trust dated January 28, 1981, and recorded in the Middlesex North Registry of Deeds in Book 2463 at Page 75, and the rules and regulation from time to time adopted thereunder by said Trust, including without limitation, the provisions for assessment of common expenses. Except as otherwise provided in Section 8 of the Master Deed, the Unit is intended to be used for residential purposes. The Unit is subject to the restrictions on use contained in Section 9 of the Master Deed, which are hereby incorporated by reference. Grantee(s) are acquiring the Unit with the benefit of, and subject to, the provisions of Chapter 183A of the General Laws of Massachusetts, as that statute is written as of the date hereof and as it may in the future be amended. By acceptance of this Unit Deed, the Grantee(s) hereby expressly acknowledge and agree that, pursuant to Section 11 of the Master Deed, Grantor has reserved and has the right to amend the Master Deed, to remove the Excess Land (as defined in the Master Deed) from the provisions of Chapter 183A and to thereupon acquire the Excess Land, and to that end, the Grantee(s) hereby irrevocably appoint, for themselves and their mortgagees, successors, assigns and legal representatives, the Grantor as their true and lawful attorney (such power of attorney being coupled with and interest) to execute, acknowledge, deliver and record and amendment to the Master Deed, a deed of the excess land and any other instruments deemed necessary appropriate by Grantor to effectuate such release and acquisition. Deed recorded herewith

Subject to and with the benefit of easements, reservation, restrictions, and taking of record, if any, insofar as the same are now in force and applicable. In the event of any typographical error set forth herein in the legal description of the premises, the description as set forth and contained in the mortgage shall control by reference. Together with all the improvements now or hereafter erected on the property and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water rights and stock and all fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this sale.

TERMS OF SALE:

Said premises will be sold subject to any and all unpaid taxes and assessments, tax sales, tax titles and other municipal liens and water or sewer liens and State or County transfer fees, if any there are, and TEN THOUSAND DOLLARS ($10,000.00) in cashier's or certified check will be required to be paid by the purchaser at the time and place of the sale as a deposit and the balance in cashier's or certified check will be due in thirty (30) days, at the offices of Doonan, Graves & Longoria, LLC, ("DG&L"), time being of the essence. The Mortgagee reserves the right to postpone the sale to a later date by public proclamation at the time and date appointed for the sale and to further postpone at any adjourned sale-date by public proclamation at the time and date appointed for the adjourned sale date. The premises is to be sold subject to and with the benefit of all easements, restrictions, leases, tenancies, and rights of possession, building and zoning laws, encumbrances, condominium liens, if any and all other claim in the nature of liens, if any there be.

In the event that the successful bidder at the foreclosure sale shall default in purchasing the within described property according to the terms of this Notice of Sale and/or the terms of the Memorandum of Sale executed at the time of foreclosure, the Mortgagee reserves the right to sell the property by foreclosure deed to the second highest bidder, providing that said second highest bidder shall deposit with the Mortgagee's attorneys, the amount of the required deposit as set forth herein. If the second highest bidder declines to purchase the within described property, the Mortgagee reserves the right to purchase the within described property at the amount bid by the second highest bidder. The foreclosure deed and the consideration paid by the successful bidder shall be held in escrow by DG&L, (hereinafter called the "Escrow Agent") until the deed shall be released from escrow to the successful bidder at the same time as the consideration is released to the Mortgagee, whereupon all obligations of the Escrow Agent shall be deemed to have been properly fulfilled and the Escrow Agent shall be discharged. Other terms, if any, to be announced at the sale.

Dated: November 2, 2016
Massachusetts Housing Finance Agency
By its Attorney DOONAN, GRAVES & LONGORIA, LLC
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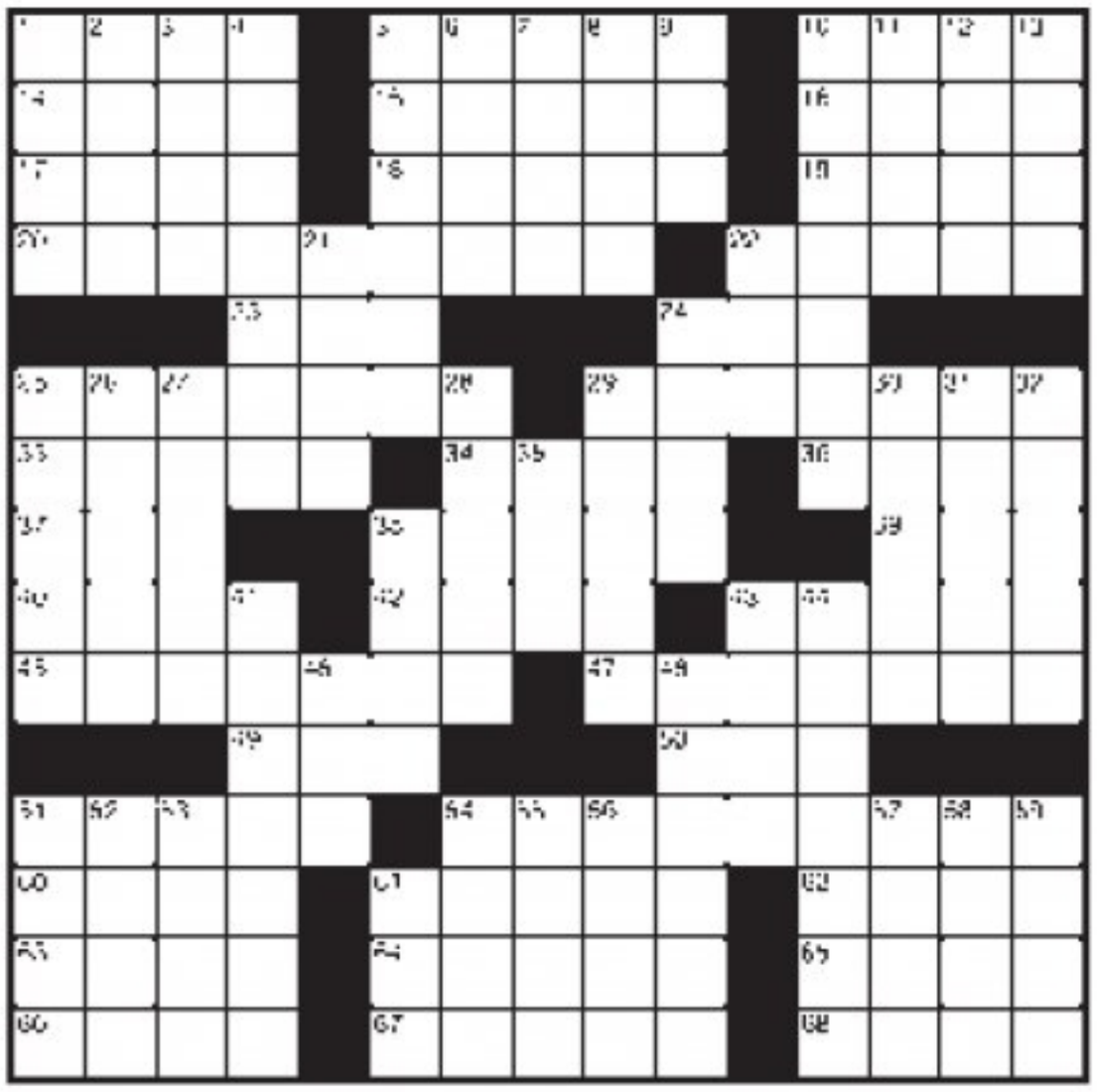

Across
1 Good dirt
5 Dry white wine
10 Where Anna taught
14 Bear, to astronomers
15 A bit creepy
16 Irish Rose's guy
17 Flip through
18 Dark red
19 Helen of Troy's mother
20 Stay calm (2 wds.)
22 Kind of drink
23 Thai neighbor
24 Engage in rivalry
25 Twangs and drawls
29 Muffin morsels
33 Dalai Lama's capital
34 Cel character
36 Lighter- -- -air
37 Sardine holder
38 Unwritten tests
39 Mr. Vigoda
40 Matty of the diamond
42 Back talk
43 Abdul or Prentiss
45 Curl
47 Housed a horse
49 Peggy or Brenda
50 Huntsville loc.
51 Come clean
54 Be strongly attracted
60 Intuition
61 Kid or rib

Down
1 Verdant
2 1977 whale movie
3 Dumb – -- ox
4 Ruins, probably
5 Try to get back online
6 El Cid or Batman
7 Bearded flower
8 Agreeable
9 Response to a rodent
10 Projecting
11 Mountain goat
12 Candy-striper
13 Beowulf's quaff
21 Pre-Tina Turner
22 Wire gauge
24 Some campers
25 Vow venue
26 – con carne
27 Rule
28 Swagger
29 Eats fast
30 Self-move firm (hyph.)
31 Postpone action
32 Golfer Sam --
35 Lout
38 Ess molding
41 Most unbecoming
43 Sanskrit dialect
44 Tapering off
46 Endorse
48 Pub
51 Maintain
52 Like some straits
53 CEO degs.
54 – – grip!
55 Room price
56 Offshore
57 Vast region
58 Lemony taste
59 Just scrapes by
61 Go one better
62 Ms. Dinesen
63 Precambrian et al.
64 Web-footed mammal
65 WXY, on a phone
66 Pause
67 Joyous outburst
68 Silences

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easy

			5	6		8	7	
5	1	7	4	3		9		
								1
1		3		2		7		
				1				
		2		9		6		5
3								
		9		8	3	1	4	6
	2	6		5	7			

hard

	3		9		8			
8		4	2			1	9	
						6	8	
3	4			5			7	1
6	2			1			5	4
	8	3						
	7	5			9	8		2
			7		3		4	

metro.us/horoscopes

Aries Plan a vacation. Connecting with old friends will change the way you view someone or something. An educational pursuit will lead to new beginnings.

Taurus Taking positive action will be the best way to impress a loved one. Don't get discouraged if someone doesn't honor a promise. Take care of your responsibilities.

Gemini Bring about change if something isn't working out the way you want. Don't let anyone confuse you with misinformation or vague body language.

Cancer You need to keep your emotions in check. If you want to express your feelings, do so with actions. Make a loved one feel special with kindness.

Leo Socializing with business associates will require insight and restraint. You don't want to give anyone you work with the upper hand. Cautious action will keep you on top.

Virgo Problems will surface if you don't address emotional situations directly. If you love someone, you need to listen to and console him or her, and offer good advice.

Libra Taking short trips or looking for information that will help you get ahead are favored. Don't let the actions of others deter you from making headway.

Scorpio Don't let emotions catch you off-guard. Someone will use dishonest tactics to get you to indulge in something questionable. Find a peaceful solution.

Sagittarius An unusual offer will interest you. Whether it has to do with business or personal interests, participation will be your ticket to controlling a situation.

Capricorn Someone will try to limit your chance to advance. Avoid dealing with institutions or people who put too many demands on you. Trust in your abilities.

Aquarius Have fun with the people you love. Dealing with children will be enlightening as well as informative. Mix the old with the new, and strive to reach your goals.

Pisces Be realistic when discussing what you want. Listen to others' advice. Bring about change that will not only benefit you, but those you care about. EUGENIA LAST

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